

**Now Selling! New Homes in Fernley**

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**Beautiful Homes Nestled on 1 Acre Lots in the Peaceful Community of Sage Ranch**

Enjoy the sweeping prairie views in your own sanctuary less than an hour from Reno.

Easy freeway access will let you get to all the local natural beauty in no time.

Starting at the high \$200's, our homes range from 1,785 to 2,997 sq. ft.

**Call Laura York at (775) 544-7198 for a private showing**

[View Community](#)

## Newest Neighborhood in Fernley

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### **Southwest Meadows is Artisan Communities' Newest Neighborhood**

**Starting at the low \$200's!**

Conveniently located less than an hour from the action in Reno,  
this is secluded enough to enjoy the peaceful valley  
yet close enough to get to all the excitement in downtown quickly.  
Homes here are 1,421 to 2,191 sq. ft. with single story floor plans.

**Call Laura York at 775-544-7198**

**to get in on the ground floor of the newest family neighborhood in Fernley**

## Estates at Pebble Creek

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### BEAUTIFUL SINGLE STORY HOME DESIGNS!

Six dramatic home designs from 3,163 to 4,300 sq. ft. with 3 to 6 car garages and options for RV garages. Priced from the high \$400's.

**Features include:**

- Ceramic tile flooring at entry, kitchen and baths
- Spacious high ceilings in living areas (per plan)
- Granite slab countertops in kitchen
- 1 Acre lots

Open daily 10am–5pm; Mondays 1–5pm;  
(775) 424-3984 • [www.ArtisanNevada.com](http://www.ArtisanNevada.com)

Located off Pyramid Highway in Sparks.  
12285 Pebble Bluff Drive, Sparks, NV 89441



[View Community](#)

## Reno and Sparks Market Report for February 2017

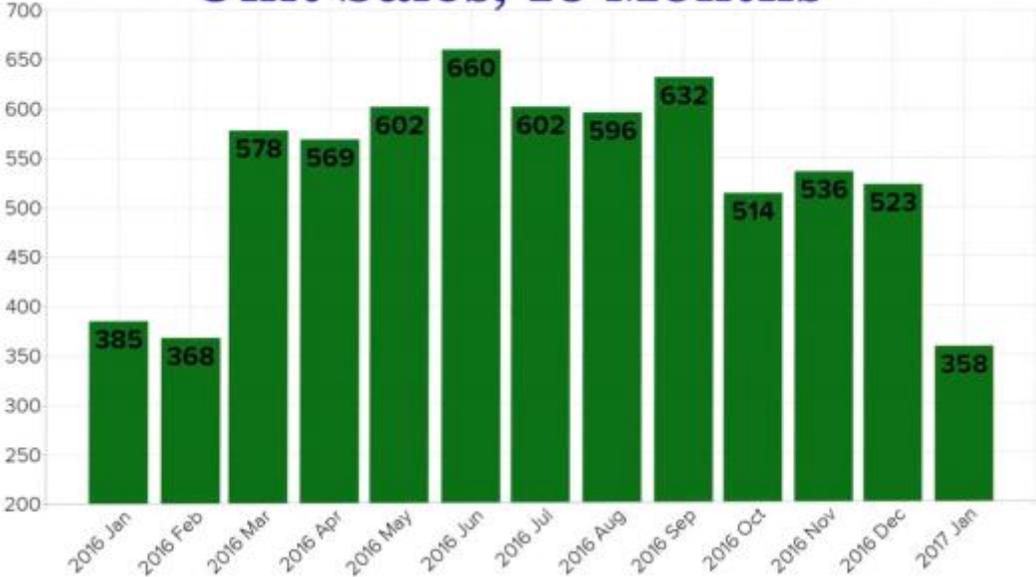
The median price for Reno for January 2017 was \$303,750, which represents a 1% increase over the December 2016 number of \$299,900. However, the January 2017 number of \$303,750 represents an impressive 9% increase over January 2016.



### Unit Sales

In terms of unit sales, January unit sales were 358; this is a drop of 32% over December 2016's number of 523. It is important to note that the January 2017 number for unit sales (358) is a 7% decrease from January 2016, which logged 385 unit sales. The historical average over the past five years for January unit sales is 364, meaning that the January 2017 number is in lines with January expectations.

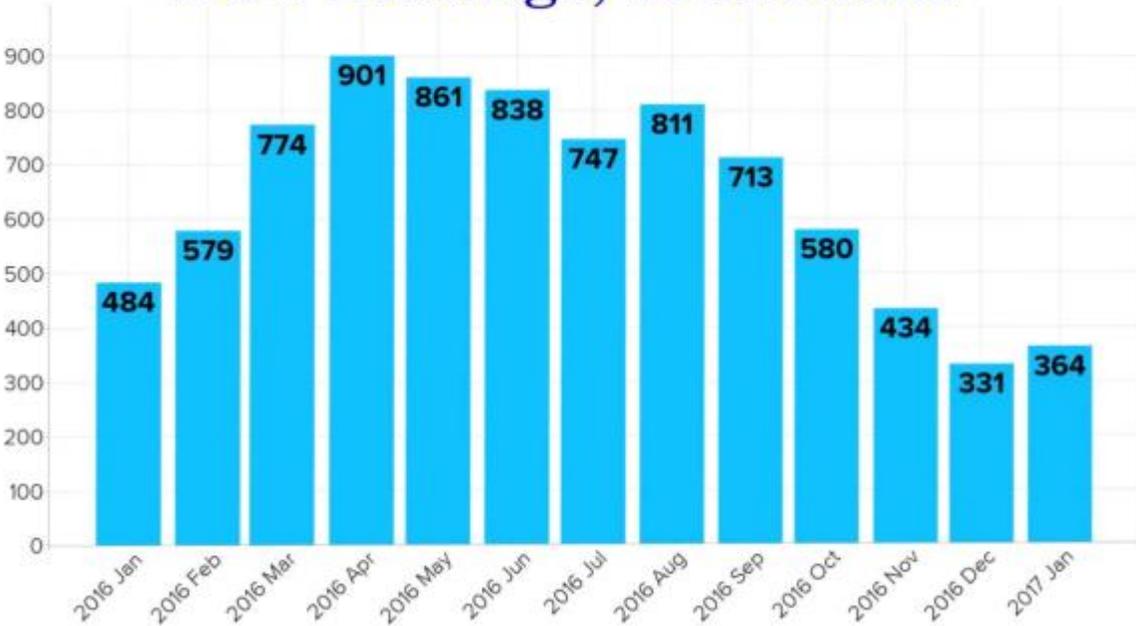
# Unit Sales, 13 Months



## New Listings

January new listings stood at 364, which is a 10% increase over December 2016's number of 331. The January 2017 number (364) is down 25% over the January 2016 number of 484.

# New Listings, 13 Months



## **Current Reno Months' Supply of Inventory**

The Reno market remains a seller's market. As of January 2017, there are 4 months' supply of inventory or MSI for the Reno market. The MSI is the amount of time it would take to exhaust pending and active listings at the current rate of sales.

It should be noted that the decline in January 2017 sales along with the increase of new listings for January 2017 caused the MSI to increase. Additionally, median sales price, beginning in mid-2016 began to level out. With inventory levels at historic lows, we can expect median sales prices can rise.

Buyers are increasingly looking to outlying areas, such as Stead and Fernley, for single family homes in Reno. Buyers may want to consider looking slightly east to take advantage of more inventory and lower prices.

## Newest Community in Elko

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Homes are now available at Hamilton Stage - Phases 2 & 3



Come see the value of a quality built Artisan home that will surpass your expectations.

**Features Include:**

- Granite Countertops in Kitchen & Baths
- Walk-In Closets in Master Suite
- 2, 3, & 4 Car Garages (varies per plan)

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Contact Joyce Molohon for more information:

**775-778-1190**

Joyce@SellsElko.com | SellsElko.com

## **5 Can't Miss Attractions in Reno**

There are plenty of good reasons that people love living in Reno and are moving to the area in large numbers. One of the key reasons that Reno is a hotspot is the long list of one-of-a-kind attractions. Reno has no shortage of top notch spots that are worth visiting.

Its close proximity to some of the nation's best travel destinations plays a major role in why this part of the country has become a hot destination for both travelers and new residents alike. Here are a few of Reno's most exciting and most visited attractions!



### **1. The Truckee Riverwalk**

The Truckee Riverwalk is a real treat. It stands out as one of the most beautiful river strolls in the nation. In fact, many people love the Truckee Riverwalk so much that they feel it is one of the very best things that the whole city has to offer.

The Truckee Riverwalk is, of course, beautiful, and features a great deal of nature, but it also offers easy access to key Reno locations. There is an abundance of unique artwork, parks, restaurants and more. In doubt, the Truckee Riverwalk is one of the best things about the downtown area.

### **2. Nevada Museum of Art**

Once you are done soaking in a little natural beauty on the Truckee Riverwalk, why not check out a little manmade art? The Nevada Museum of Art features a range of exhibits and offers something for just about every art lover. One look at the impressive exterior of the Nevada Museum of Art and you know you are in for a memorable experience.

### **3. Proximity to Lake Tahoe**

In Reno, you are always a short drive from Lake Tahoe. Skiers already know that Lake Tahoe is a unique getaway with plenty of mountains to ski. Countless skiers from all over the region and the world make the trip to Lake Tahoe every year.

Yet, the great skiing is only one part of what Lake Tahoe has to offer. In addition to the great skiing, Lake Tahoe is also a go-to place for water sports adventures. Everything from scuba diving and sailing to jet skiing, parasailing and more can be experienced. The region is also rich with great trails for biking and hiking such as the picturesque Tahoe Rim Trail.

### **4. Truckee River Whitewater Park**

If you want your adventure a little closer to home, then you only need to look to downtown Reno. Located within walking distance of Reno's casinos is the beautiful and exciting Truckee River Whitewater Park. At 2,600 feet in length, this park is a dram for kayakers and canoers.

### **5. National Automotive Museum**

Lovers of old cars and all things mechanical will be thrilled to discover that Reno is home to what can safely be called a world-class automobile museum. Measuring in at a very impressive 100,000+ square feet, the National Automotive Museum does not fail to disappoint. Great cars are everywhere at this large and excellent Reno offering.

These five exceptional Reno offers truly only scratch the surface of what is available to do and enjoy. With everything that the region has to offer it is no

surprise that vacationers, spring breakers and people looking for a great place to live all turn to sunny, vibrant and beautiful Reno!